



APPLICATION FOR PROJECT REVIEW

☒ Planning Commission ☐ Board of Adjustment ☐ Board of Appeals ☐ Other

Date Received 6/6/16	Received By	Receipt Number	Zone	Application Number PC 16-030
<p align="center">Type of Application (Check all that apply):</p> <p> <input type="checkbox"/> Design Review <input type="checkbox"/> Conditional Use <input checked="" type="checkbox"/> Subdivision <input checked="" type="checkbox"/> Zone Change <input type="checkbox"/> Boundary Line Adjustment <input type="checkbox"/> Code Amendment <input type="checkbox"/> Appeal <input type="checkbox"/> Variance <input type="checkbox"/> 4950' Design Review <input type="checkbox"/> Other _____ </p>				
PROJECT NAME				
DEER PEN REZONE AND SUBDIVISION				
PROJECT ADDRESS				COUNTY PLAT TAX ID #
DEER PEN PROPERTY ADJACENT TO 15TH EAST AND ASPEN DRIVE				-- --
AUTHORIZED AGENT FOR PROPERTY OWNER (<u>Must</u> be accurate and complete)				MAIN PHONE #
LOGAN CITY COMMUNITY DEVELOPMENT DEPARTMENT				(435) 716-9021
MAILING ADDRESS		CITY	STATE	ZIP
290 NORTH 100 WEST		LOGAN	UTAH	84321
EMAIL ADDRESS				
WWW.LOGANUTAH.ORG ; MIKE.DESIMONE@LOGANUTAH.ORG				
PROPERTY OWNER OF RECORD (<u>Must</u> be listed)				MAIN PHONE #
CITYWIDE				
MAILING ADDRESS		CITY	STATE	ZIP
EMAIL ADDRESS				
DESCRIBE THE PROPOSED PROJECT AS IT SHOULD BE PRESENTED (Include as much detail as possible - attach a separate sheet if needed)				
(1) REZONE 33 ACRES (DEER PEN) FROM PUBLIC (PUB) TO 23.42 ACRES OF RECREATION (REC), 8.63 ACRES OF NEIGHBORHOOD RESIDENTIAL (NR-4) AND 1 ACRE OF NEW PUBLIC ROADS. THE PROPOSED ZONING LINES WILL FOLLOW THE PRELIMINARY PLAT BOUNDARY.				
(2) SUBDIVIDE THE 33 ACRES OF CITY OWNED DEER PEN PROPERTY INTO 22 RESIDENTIAL BUILDING LOTS ON 8.63 ACRES AND 2 RESIDUAL LOTS ON 23.42 ACRES TO BE DESIGNATED AS PARKS/OPEN SPACE.				
				Size of Proposed New Building (square feet)
				Number of Proposed New Units/Lots
I certify that the information contained in this application and all supporting plans are correct and accurate. I also certify that I am authorized to sign all further legal documents and permits on behalf of the property owner.		Signature of Property Owner's Authorized Agent		
I certify that I am the property owner on record of the subject property and that I consent to the submittal of this project. I understand that all further legal documents and permits will be sent to my authorized agent listed above.		Signature of Property Owner		

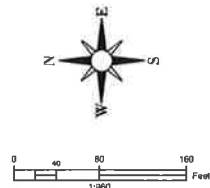
Council workShop: Aug. 2
Council hearing: Aug. 16

Deer Pen Subdivision & Rezone

1500 North Aspen Drive



DEER PEN SUBDIVISION
PART OF SECTIONS 24 & 25, TOWNSHIP 12 NORTH,
RANGE 1 EAST, SALT LAKE MERIDIAN
LOGAN CITY, CACHE COUNTY, UTAH



CURVE TABLE					
CURVE	LENGTH	RADIUS	Δ	CH. BEARING	CHORD
C1	283.26'	150.00'	108°11'55"	S161°7'21"W	243.01'
C2	92.97'	333.00'	15°59'47"	S80°47'15"W	92.67'
C3	83.20'	333.00'	141°8'52"	S65°37'58"W	82.98'
C4	20.36'	123.50'	9°28'50"	N33°05'12"W	20.34'
C5	145.91'	123.50'	67°41'28"	N5°28'57"E	137.57'
C6	30.03'	25.00'	68°48'58"	N73°44'09"E	28.25'
C7	42.94'	58.00'	42°25'11"	N86°56'02"E	41.97'
C8	61.58'	58.00'	60°50'09"	N35°18'22"E	58.73'
C9	67.19'	58.00'	66°22'14"	N281°7'49"W	63.49'
C10	78.01'	58.00'	77°03'45"	S79°59'11"W	72.28'
C11	34.72'	58.00'	34°18'08"	S24°18'15"W	34.21'
C12	18.18'	25.00'	41°39'23"	S2°58'33"W	17.78'
C13	48.51'	176.50'	15°44'50"	S40°56'09"W	48.36'
C14	101.39'	176.50'	32°54'46"	N16°36'21"E	100.00'
C15	101.39'	176.50'	32°54'46"	N16°18'25"W	100.00'
C16	15.55'	176.50'	5°02'48"	N351°7'13"W	15.54'
C17	107.21'	333.00'	18°26'45"	N36°40'54"E	106.74'
C18	99.59'	287.00'	21°22'14"	N38°08'38"E	99.01'
C19	126.17'	287.00'	27°04'30"	N62°22'01"E	125.00'
C20	126.17'	287.00'	27°04'30"	N89°26'31"E	125.00'

CURVE TABLE					
CURVE	LENGTH	RADIUS	Δ	CH. BEARING	CHORD
C21	13.22'	287.00'	2°50'13"	S75°38'08"E	13.22'
C22	74.59'	75.00'	58°59'08"	S38°46'49"E	71.56'
C23	93.70'	287.00'	20°32'09"	S5°40'51"W	95.19'
C24	150.06'	287.00'	32°12'05"	S35°25'44"W	148.09'
C25	62.10'	287.00'	13°19'31"	S58°11'32"W	61.96'
C26	139.73'	333.00'	24°02'28"	S52°50'03"W	138.70'

LINE TABLE		
LINE	LENGTH	BEARING
L1	14.80'	N80°05'52"W
L2	14.80'	N42°28'39"E
L3	15.19'	N27°27'31"E
L4	19.32'	N27°27'31"E

LEGEND	
	BOUNDARY
	LOT LINE
	RIGHT-OF-WAY
	PUBLIC STREET HEREBY DEDICATED
	PUBLIC UTILITY EASEMENT 15/10' WIDE
	STREET ADDRESS
	SET 5/8" REBAR W/ORANGE PLASTIC CAP STAMPED "STEVEN C. EARL PLS 318575"
	LOGAN CITY GIS/GPS MONUMENT

SURVEY CERTIFICATE

I, STEVEN C. EARL, DO HEREBY CERTIFY THAT I AM A PROFESSIONAL LAND SURVEYOR, AND THAT I HOLD LICENSE NO. 318575-2201, AS PRESCRIBED UNDER THE LAWS OF THE STATE OF UTAH. I FURTHER CERTIFY THAT BY AUTHORITY OF THE OWNERS, I HAVE MADE A SURVEY OF THE TRACT OF LAND SHOWN ON THIS PLAT AND DESCRIBED HEREON, AND HAVE SUBDIVIDED SAID TRACT OF LAND INTO LOTS AND STREETS, TOGETHER WITH EASEMENTS, HEREAFTER TO BE KNOWN AS DEER PEN SUBDIVISION AND THAT THE SAME HAS BEEN CORRECTLY SURVEYED AND MONUMENTED ON THE GROUND AS SHOWN ON THIS PLAT.

BOUNDARY DESCRIPTION

CONTAINING XXX ACRES, MORE OR LESS.

OWNER'S DEDICATION AND CONSENT TO RECORD

KNOW ALL MEN BY THESE PRESENTS THAT THE UNDERSIGNED ARE THE OWNERS OF THE ABOVE DESCRIBED TRACT OF LAND, AND HEREBY CAUSE THE SAME TO BE DIVIDED INTO LOTS AND STREETS, TOGETHER WITH EASEMENTS AS SET FORTH TO BE HEREAFTER KNOWN AS:

DEER PEN SUBDIVISION

AND DO HEREBY DEDICATE FOR THE PERPETUAL USE OF THE PUBLIC ALL STREETS AND OTHER AREAS SHOWN ON THIS PLAT AS INTENDED FOR PUBLIC USE. THE UNDERSIGNED OWNERS ALSO HEREBY CONVEY TO ANY AND ALL PUBLIC UTILITY COMPANIES A PERPETUAL, NON-EXCLUSIVE EASEMENT OVER THE PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT, THE SAME TO BE USED FOR THE INSTALLATION, MAINTENANCE, AND OPERATION OF UTILITY LINES AND FACILITIES. FURTHERMORE, WE INCORPORATE ALL NOTES AND RESTRICTIONS AS LISTED HEREON.

BY: CITY OF LOGAN CORPORATION

BY: H. CRAIG PETERSEN, MAYOR

ACKNOWLEDGMENT

STATE OF UTAH

COUNTY OF CACHE

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS DAY OF , 2016 BY H. CRAIG PETERSEN, MAYOR OF CITY OF LOGAN CORPORATION.

NOTARY PUBLIC SIGNATURE:

NOTARY PUBLIC FULL NAME:

COMMISSION NUMBER:

MY COMMISSION EXPIRES:

A NOTARY PUBLIC COMMISSIONED IN UTAH



FINAL PLAT

DEER PEN SUBDIVISION

PROJECT TITLE:



Cache • Landmark
Engineers
Surveyors
Planners

1011 West 400 North
Suite 130
Logan, UT 84321
435.713.0099

DATE: 25 MAY 2016

SCALE: 1" = 100'

CALCULATIONS BY: S. EARL

CHECKED BY: S. CROOKSTON

APPROVED BY: S. EARL

PROJECT NUMBER: 620-1804

SHEET:

1 of 1

APPROVAL AS TO FORM

APPROVED AS TO FORM THIS DAY OF , 2016.

KYMBER HOUSLEY, CITY ATTORNEY

ENGINEER'S CERTIFICATE

I CERTIFY THAT I HAVE EXAMINED THIS PLAT AND FIND IT TO BE CORRECT AND IN ACCORDANCE WITH THE INFORMATION ON FILE IN THIS OFFICE AND THE CITY ORDINANCE, THIS DAY OF , 2016.

WILLIAM YOUNG, CITY ENGINEER

PLANNING COMMISSION APPROVAL

THIS SUBDIVISION ENTERED INTO CITY RECORDS AS PLANNING COMMISSION DOCKET # WAS HEARD BEFORE THE COMMISSION IN A PUBLIC HEARING ON THE DAY OF , 2016, AND WAS APPROVED IN SUBSTANTIAL CONFORMANCE WITH THE REQUIREMENTS AND DESIGN SHOWN UPON THIS PLAT MAP.

MIKE DESIMONE, DIRECTOR OF COMMUNITY DEVELOPMENT

MAYOR'S APPROVAL AND ACCEPTANCE

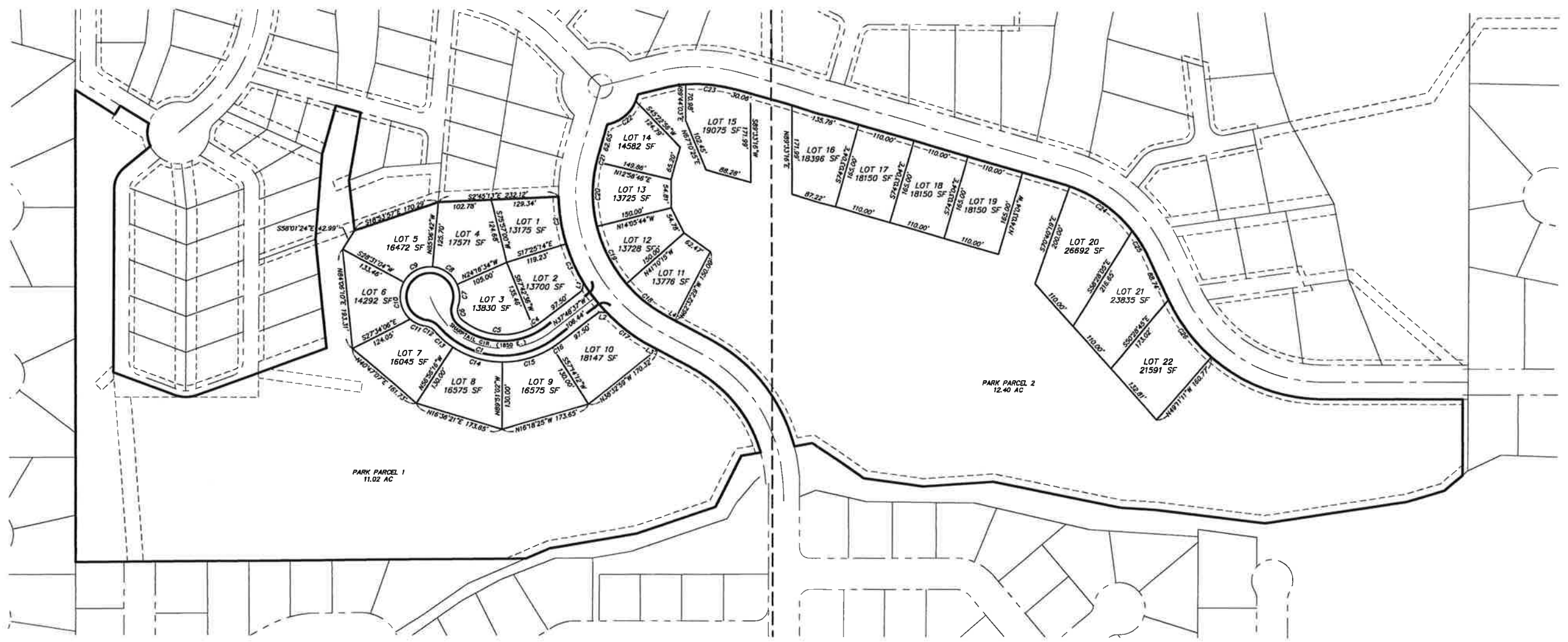
PRESENTED TO THE LOGAN CITY MAYOR THIS DAY OF , 2016, AT WHICH TIME THIS SUBDIVISION WAS APPROVED AND ACCEPTED.

H. CRAIG PETERSEN, MAYOR

COUNTY RECORDER'S NO.

STATE OF UTAH, COUNTY OF CACHE, RECORDED AND FILED AT THE REQUEST OF DATE TIME FEE ABSTRACTED

INDEX FILED IN: FILE OF PLATS MICHAEL GLEED, COUNTY RECORDER



FINAL PLAT

SHEET DESCRIPTION:

DEER PEN SUBDIVISION

PROJECT TITLE:

CL
Cache • Landmark
Engineers
Surveyors
Planners
1011 West 400 North
Suite 130
Logan, UT 84321
435.713.0099

DATE: 25 MAY 2016
SCALE: 1" = 100'
CALCULATIONS BY: S. EARL
CHECKED BY: S. CROOKSTON
APPROVED BY: S. EARL
PROJECT NUMBER: 620-1604

SHEET:
2 of 2